

PROPERTY LOCATION

No	Alt No	Direction/Street/City
174		WACHUSETT AVE, ARLINGTON

OWNERSHIP

Owner 1:	SULLIVAN CHRISTINE M			
Owner 2:				
Owner 3:				
Street 1:	174 WACHUSETT AVE			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:	FOWKES ROBERT S--ETAL -		
Owner 2:	RINEARSON ROBERTA J -		
Street 1:	174 WACHUSETT AVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .152 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1929, having primarily Wood Shingle Exterior and 1410 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.15152	Total SF/SM:	6600	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	432,598	SpL Credit	Total:	432,600
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6600.000	257,600		432,600	690,200
Total Card	0.152	257,600		432,600	690,200
Total Parcel	0.152	257,600		432,600	690,200
Source: Market Adj Cost		Total Value per SQ unit /Card:		489.50	/Parcel: 489.50

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	257,600	0	6,600.	432,600	690,200		Year end	12/23/2021
2021	101	FV	249,900	0	6,600.	432,600	682,500		Year End Roll	12/10/2020
2020	101	FV	249,900	0	6,600.	432,600	682,500	682,500	Year End Roll	12/18/2019
2019	101	FV	216,200	0	6,600.	432,600	648,800	648,800	Year End Roll	1/3/2019
2018	101	FV	215,000	0	6,600.	364,600	579,600	579,600	Year End Roll	12/20/2017
2017	101	FV	215,000	0	6,600.	333,700	548,700	548,700	Year End Roll	1/3/2017
2016	101	FV	215,000	0	6,600.	284,300	499,300	499,300	Year End	1/4/2016
2015	101	FV	209,700	0	6,600.	247,200	456,900	456,900	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS


[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
6/12/2018	Meas/Inspect	BS	Barbara S
12/15/2008	Measured	372	PATRIOT
12/3/2008	MLS	MM	Mary M
8/2/2007	MLS	HC	Helen Chinal
12/9/1999	Mailer Sent		
12/5/1999	Measured	272	PATRIOT
7/22/1993		KT	

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

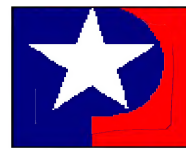
PRINT	
Date	Time
12/30/21	14:35:45
LAST REV	
Date	Time
02/10/21	13:25:34
danam	
12388	



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	105460
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	



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Properties Inc.

More: N Total Yard Items: Total Special Features: Total: